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RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

November 24, 1997

Doc.# _____

Oppol 1

RIGHT-OF-WAY EASEMENT

LANE BLDG Corp. Owner(s) of the real estate described as follows, and hereafter referred to as "Grantor",

Lot 43 thru and including Lot 48, Vintage Oaks Addition as surveyed, platted and recorded in Douglas County, Nebraska.

in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the OMAHA PUBLIC POWER DISTRICT, a public corporation, its successors and assigns, hereafter referred to as "District", a permanent right of way easement with rights of ingress and egress thereto, to construct, operate, maintain, replace and remove its underground electric facilities, consisting of cables, wires, conduits, manholes, drains, splicing boxes and other appurtenances, upon, over, along and under the following described real estate, to wit:

The East Fifteen feet (E15') of the above described Lots.
(See the reverse side hereof for sketch of easement area.)

The Grantor hereby grants to the District, its successors and assigns, the right, privilege and authority to clear all trees, roots, brush, and other obstructions from the surface and subsurface of said strip and to temporarily open any fences crossing said strip. Grantor agrees that grade shall not be reduced more than One foot (1') in elevation without the prior approval of the District. The Grantor understands that a single pole and appurtenances may be used to provide service to this property.

In granting this easement, it is understood that said cables shall be buried below plow depth in order to not interfere with the ordinary cultivation of the strip. Damages to fences and growing crops arising from the construction and maintenance of the aforesaid system shall be paid for by the District.

The Grantor covenants that he/they has/have lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her/their heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the District forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, the Owner(s) have executed this instrument this _____ day of _____, 1997.

OWNERS SIGNATURE(S)

For Lane Bldg Corp
[Signature]

NOTICE: ERROR HAS BEEN FOUND IN AS MUCH AS:
missing title company name in the
instrument.

3497
FEE 13.00 MI-40345
T EXP comp C/O _____

CORPORATE ACKNOWLEDGMENT

INDIVIDUAL ACKNOWLEDGMENT

STATE OF

STATE OF *Nebraska*

COUNTY OF

COUNTY OF *Douglas*

On this _____ day of _____, 19____, before me the undersigned, a Notary Public in and for said County, personally came _____ President of _____

On this 3 day of December, 1997, before me the undersigned, a Notary Public in and for said County and State, personally appeared Terry L. Standford

_____ personally to me known to be the identical person(s) who signed the foregoing instrument as grantor(s) and who acknowledged the execution thereof to be _____ voluntary act and deed for the purpose therein expressed.

_____ personally to me known to be the identical person(s) and who acknowledged the execution thereof to be _____ voluntary act and deed for the purpose therein expressed.

Witness my hand and Notarial Seal the date above written.

Witness my hand and Notarial Seal the date above written.

NOTARY PUBLIC

Kimberly J. Walsh
NOTARY PUBLIC

